

STATE OF GEORGIA

CITY OF STOCKBRIDGE

ORDINANCE NO. OR 17-428

AN ORDINANCE TO PROVIDE FOR ENHANCED FAÇADE REQUIREMENTS IN COMMERCIAL DISTRICTS; TO PROVIDE FOR SEVERABILITY; TO REPEAL CONFLICTING ORDINANCES; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the governing authority of the City of Stockbridge is the Mayor and Council thereof;

WHEREAS, the governing authority of the City of Stockbridge, Georgia desires to adopt enhanced façade requirements for buildings in commercial districts; and,

WHEREAS, the health, safety, and welfare of the citizens of Stockbridge, Georgia, will be positively impacted by the adoption of this Ordinance.

NOW THEREFORE, THE COUNCIL OF THE CITY OF STOCKBRIDGE HEREBY ORDAINS:

Section 1. That Section 12.04.013B is hereby amended by deleting said section in its entirety and replacing it with a new Section 12.04.013B attached hereto as Exhibit A.

Section 2. The preamble of this Ordinance shall be considered to be and is hereby incorporated by reference as if fully set out herein.

Section 3. (a) It is hereby declared to be the intention of the Mayor and Council that all sections, paragraphs, sentences, clauses and phrases of this Ordinance are or were, upon their enactment, believed by the Mayor and Council to be fully valid, enforceable and constitutional.

(b) It is hereby declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, each and every section, paragraph, sentence, clause or phrase of this Ordinance is severable from every other section, paragraph, sentence, clause or phrase of this Ordinance. It is hereby further declared to be the intention of the Mayor and Council that, to the greatest extent allowed by law, no section, paragraph, sentence, clause or phrase of this Ordinance is mutually dependent upon any other section, paragraph, sentence, clause or phrase of this Ordinance.

(c) In the event that any phrase, clause, sentence, paragraph or section of this Ordinance shall, for any reason whatsoever, be declared invalid, unconstitutional or otherwise unenforceable by the valid judgment or decree of any court of competent jurisdiction, it is the express intent of the Mayor and Council that such invalidity, unconstitutionality or unenforceability shall, to the greatest extent allowed by law, not render invalid, unconstitutional or otherwise unenforceable any of the remaining phrases, clauses, sentences, paragraphs or sections of the Ordinance and that, to the greatest extent allowed by law, all remaining phrases, clauses, sentences, paragraphs and sections of the Ordinance shall remain valid, constitutional, enforceable, and of full force and effect.


Section 4. All ordinances and parts of ordinances in conflict herewith are hereby expressly repealed.

Section 5. Penalties in effect for violations of the City of Stockbridge at the time of the effective date of this Ordinance shall be and are hereby made applicable to this Ordinance and shall remain in full force and effect.

Section 6. The effective date of this Ordinance shall be March 13, 2017.

ORDAINED this 13th day of March, 2017.

CITY OF STOCKBRIDGE, GEORGIA


Judy Neal
Judy Neal, Mayor

ATTEST:

Vanessa Holiday
Vanessa Holiday, City Clerk

APPROVED AS TO FORM:

Michael Williams
Michael Williams, City Attorney

Date Presented to Mayor: 3-16-17

Date Received from Mayor: 3-16-17

EXHIBIT "A"

12.04.013 Appearance Standards for Commercial and Industrial Buildings.

"B.

- i. For each commercial building, exterior surfaces on those portions of the building that are visible to the public, exclusive of windows and doors, shall be faced with one hundred percent (100%) full-depth first class brick and the front side shall be faced with at-least fifty percent (50%) full-depth first class brick or stone. The remainder of the front side may include wood, stone, decorative glass, decorative block, architectural concrete or precast concrete units, provided that surfaces are molded, serrated, or treated with a textured material in order to give the front side a three-dimensional character. The type, quality and arrangement of all such permitted materials shall be compatible with other development meeting these standards throughout the district.
- ii. All windows shall be consistent with the decorative facade design, considering materials and color.
- iii. Vinyl having a nominal thickness of 0.046 inches, metal, or cementitious composite board siding may be used in the eaves and soffits of a building.
- iv. Metal roofing, if utilized, shall consist of standing seam metal roofing with a minimum 29 gauge rating.
- v. Facade colors and materials shall be limited to three (3) per facade face.
- vi. Hotels shall be exempt from the brick percentage requirements set forth herein, but shall meet all other standards set forth herein.
- vii. Each industrial building shall maintain a decorative facade on that portion of the building that faces on all public streets. The decorative facade shall consist of brick, masonry, and/or wood. Glass may be used in combination with brick, masonry, and/or wood. All windows shall be consistent with the decorative facade design, considering materials and color."